



Town of Vernon Assessor's Office

8 Park Place, Vernon, CT 06066
 Tel: (860) 870-3625
 Fax: (860) 870-3586
 E-mail: dwheeler@vernon-ct.gov

Hotel and Motel

Income and Expense Survey for Calendar Year 2019

Information provided is CONFIDENTIAL, in accordance with Connecticut Law.

Please submit prior to June 1st, 2020 to avoid a 10% Assessment Penalty

Property Name (if applicable) _____
 Property Address _____
 Form Preparer/Position _____
 Telephone Number _____

General Data

Number of Available Rooms _____

<u>Room Configuration (number of rooms in each category) / Rates</u>			
	<u># Units</u>	<u>Rent/day/unit</u>	<u>Rent/week/unit</u>
Single	_____	_____	_____
Double	_____	_____	_____
King	_____	_____	_____
Suite	_____	_____	_____
Other	_____	_____	_____

Annual Occupancy _____

Annual Average Daily Rate (ADR) \$ _____

	<u>Segmentation of Annual Occupancy</u>				<u>Total</u>
	<u>Transient</u>	<u>Corporate</u>	<u>Group</u>	<u>Other</u>	
Percentage of Annual Occupancy	_____	_____	_____	_____	100 %
ADR for Segment	_____	_____	_____	_____	_____

Annual Department Revenue:

Rooms \$ _____
 Conference Facilities \$ _____
 Food and Beverage \$ _____
 Telephone \$ _____
 Minor Operated Departments \$ _____
 Miscellaneous Rentals and Other Income \$ _____

Total Annual Revenue \$ _____



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2019 Annual Costs and Expenses:

Rooms	\$	_____
Food and Beverage	\$	_____
Telephone	\$	_____
Minor Operated Departments	\$	_____
Leased Equipment	\$	_____
Administrative, Legal, Accounting	\$	_____
Marketing	\$	_____
HVAC	\$	_____
Property Operation and Maintenance	\$	_____
Total Operating Expenses	\$	_____ (2)
Gross Operating Profit (1 – 2)	\$	_____ (3)
Management Fees	\$	_____ (4)

Fixed Operating Charges:

Real Estate Taxes	\$	_____
Personal Property Taxes	\$	_____
Property Insurance	\$	_____
Reserve for Capital Replacement	\$	_____
Total Fixed Charges	\$	_____ (5)

Income Before Other Fixed Charges¹ (3 – 4 – 5) \$ _____

Total Number of Room Nights Available in 2019 _____

Total Number of Room Nights Sold in 2019 _____

Comments or Additional Information (may be attached):

Signature/Position / Date

¹ Income before deducting Depreciation, Rent, Interest, Amortization and Income Taxes.